

ALPINE CITY COUNCIL MEETING
Alpine City Hall, 20 N. Main, Alpine, UT
April 23, 2013

I. CALL MEETING TO ORDER: The meeting was called to order at 7:00 pm by Mayor Hunt Willoughby.

A. Roll Call: The following were present and constituted a quorum:

Mayor Hunt Willoughby

Council Members: Troy Stout, Will Jones, Bradley Reneer, Mel Clement

Council Members not present: Kimberly Bryant

Staff: Rich Nelson, Charmayne Warnock, David Church, Shane Sorensen, Jason Bond, Ron Devey, Brian Gwilliam, Jannicke Brewer, Annette Scott, Marla Fox, Dane Sweat, Marie Zeeman.

Others: Wyatt Western, Deanza Tirrell, Joey Wilkes, Amy Thackery, Chris Thackery, Doug Duncan, Tanner Clement, Hanna Thorne, Marty Smith, Brayden Flake, Kade Mahler, Perry VanWagner, Kyle Mica, Sue Mica, Brian Cropper, Bryce Higbee, Adam Peterson, Richard Noble

B. Prayer: Troy Stout

C. Pledge of Allegiance: Kyle Mica

Chief Brian Gwilliam introduced two new police officers, Dane Sweat and Marie Zeeman. A third officer, Jeremy Bailey, was also hired but was not present. Chief Gwilliam said they were replacing three officers who had resigned in the past few months.

Rich Nelson noted that the police department also had new cars. Chief Gwilliam said the vehicles should all match now. They'd previously had an assortment of cars with different markings.

II. PUBLIC COMMENT: Kyle Mica presented an Eagle project. He said was planning a Bike Safety Fair on June 8th at Creekside Park. It would start at 9 am and go to noon. They would have different stations where the kids learned about bike safety

Doug Duncan, a Highland resident, said his property was adjacent to the Rachel McTeer Park in Alpine. He'd noticed the fence on the Williams property and learned that the City had participated in the cost of the fence. He said he would like to get the same deal for his property. Shane Sorensen noted that Duncan's footage was longer than the Williams. Mr. Duncan was directed to meet with the DRC.

Kade Mahler reported that he had completed his Eagle Scout project of cleaning out the creek bed near Moyle Drive, and needed a signature.

III. CONSENT CALENDAR

A. Approve the Minutes of April 9, 2013

MOTION: Will Jones moved to approve the minutes of April 9, 2013 as amended. Troy Stout seconded. Ayes: 4
 Nays: 0. Motion passed unanimously.

B. Approve Bid for NRCS for Quail Fire Project in Lambert Park: Shane Sorensen said they had opened the bids earlier that day. Each Councilman was given a spread sheet showing the breakdown of the bids from the different bidders. They were:

1.	Feller Enterprises	\$425,378.00
2.	S & L Inc.	\$402,290.67
3.	Vancon, Inc	\$398,893.90
4.	Wardell Brothers Construction	\$461,951.00.

The letter from Bowen Collins recommended the bid be awarded to Vancon Inc who had the lowest bid. The engineer's estimate for the project was \$403,296.40.

Shane Sorensen said the City had received federal funds for the project. The City was obligated for a 25% match which would be about \$100,000. Any construction the City did would go toward the match. He said they should be able to start in a couple of weeks. The project needed to be completed by July 30th of this year. They would prioritize the sites but could work on several sites at once. He said the City had used Vancon before and was satisfied with their work. Vancon had one of the contracts when the pressurized irrigation system was installed.

MOTION: Will Jones moved to award the bid to Vancon, Inc in the amount of \$398,893.90 for the NRCS project for mitigation of the Quail Fire damage. Troy Stout seconded. Ayes: 4 Nays: 0. Motion passed. Will Jones, Troy Stout, Bradley Reneer and Mel Clement voted aye.

Troy Stout asked if there would be major disruption of trails. Shane Sorensen said there would be some temporary disruption. They would notice it on the webpage and in the Newsline. Troy Stout said he'd like to see something posted in Lambert Park as well.

IV. REPORTS AND PRESENTATIONS

A. Alpine Youth Council Presentation: The Co-Mayor's of the Alpine Youth Service Committee and Alpine Youth Council introduced themselves. They were Hanna Thorne, Tanner Clement, Michael Smith and Joey Wilkes. Each reported on their activities for the last year. They had displayed flags along Main Street and on the graves in the cemetery for various events throughout the year. For the Memorial Day celebration they put on a program and served breakfast along with displaying the flags and planting flowers in the cemetery. They went on a retreat to plan activities and work on Humanitarian projects. They helped the Alpine Community Theater in serving ice cream at the ice cream social, ushering for the plays, and selling concessions. For Alpine Days they set up and organized the water games and had a fund raiser with the Coke trailer. They had a drug-free booth in the park and encouraged kids to sign the banner. They put on the Harvest Ball at the River Meadows Senior Housing, ushered at the Story Haunt and ran the games at the Westfield Elementary Halloween Carnival. During the election they served pizza to the election judges. During Christmas they participated in the Christmas Box House, made blankets and quilts for the police and humanitarian groups, ushered for the Alpine Christmas concert, coordinated with Peppermint Place to bring Santa to Alpine, and had a free gift wrapping service for the community. At the beginning of 2013 they made peanut butter sandwiches and took them to the Salvation Army/Catholic Community Services, and served them to the homeless. They had a Valentine Dance at the Senior Housing Center, visited the state legislature, and held an Easter Egg Hunt in the park. They attended a leadership conference at Utah State and took 5th place out of 33 youth councils.

Mayor Willoughby expressed appreciation for all they did for the community and thanked the adult leaders for their support and service.

B. North Utah County Aquifer Association (NUCAA) Presentation - Richard Noble: Mr. Noble said he had been retained by the North Utah County Aquifer Association to conduct a feasibility study on aquifer storage and recovery. The purpose of the study was to benefit member cities which included Alpine, Highland, Lehi, Pleasant Grove, Saratoga Springs and American Fork. There were 16 recharge sites in North Utah County that were identified and prioritized based on the availability of source water for recharge, construction cost, confidence level, potential annual volume, area benefited, capital cost per acre-foot. The top five sites were the American Fork debris basin, Battle Creek debris basin, Alpine - Dry Creek channel, Highland gravel pit, and CUWCD property.

The estimated recharge of all the sites would be 8,560 acre feet per year, but it was 80% efficient and dependent on annual precipitation. The total cost of construction to convey water to the debris basins rather than letting it run down to Utah Lake would be \$5,252,000. The estimated cost of an alternate water project where cities would contract with Central Utah Water Conservancy District (CUWCD) for an equal amount of water would be \$115,665,000. The difference in cost between doing that and constructing an Aquifer Storage Recovery system (ASR) as proposed was considerable, yielding a benefit cost ratio of 8.53 to 1.

Mr. Noble said the cities currently had an interlocal agreement but the scope of the agreement was only for the feasibility study. In order to continue the project, an amendment to the interlocal agreement would need to be approved by the councils of the cities. The purpose of the association would be so the cities could cooperate with each other and submit proper applications so they could recover the water at a future date. He said American Fork was already doing aquifer storage transfer.

Mayor Willoughby asked if the water was available or if it had been spoken for by downstream users. Mr. Noble said some was retained for Utah Lake. Other water already flowed down American Fork Canyon which could be retained in a debris basin to soak in and recharge the aquifer. This action would formalize the process. In response to another question about the science behind it, Mr. Noble said it was a proven technology.

Mr. Noble said that since the North Utah County cities used ground water exclusively for drinking water, it was in their best interest to protect the aquifers.

Shane Sorensen said that as the population increased, water demands would increase. There was already a strain on the City's water resources. The ASR would be one more item in their tool box to supply water to the city. CUP water was another. Conservation was another. He said that more wells with more straws in the ground would lessen the reserves. With this system, it would build a mound that the City could get credit for and pump out later. He recommended that they keep their minds open to the proposal, especially as they moved forward with the Water Masterplan Update.

Mel Clement asked what it would cost to run the recharge system. Shane Sorensen said they were pumping the wells anyway and using pipes they already had. Mr. Noble said pumping was the main cost in operating the system.

Richard Noble explained that the ASR system would be introducing new water into the aquifer. They would be using the water that would normally flow to Utah Lake. The ground, in effect, became the reservoir. Shane Sorensen said it would enable Alpine to use water rights they held in Goshen since Goshen water ran to Utah Lake.

Mr. Noble said the item would be coming back to the Council. Mayor Willoughby said they would need a good explanation about how spending today's money would create a long-term benefit.

V. ACTION AND DISCUSSION ITEMS

A. City Organization Structure - Councilman Mel Clement: Mayor Willoughby said Mel Clement had asked to give some thoughts on the City's organization. Councilman Clement handed out a chart showing a reorganization of existing positions in Alpine City, and said that he would like to get away from having a city manager and combine the duties of the city manager, engineer and public works director into one person. They should consider code enforcement, secretaries and assistants as part-time positions. He said that personnel was the most expensive item in the budget, and the most important. As the City approached build-out, he felt it was a realistic goal to change the structure. He said he felt the crushing weight in government was due to manpower, benefits and payroll. He wasn't suggesting a time table, but asked the Council to read through it and think about it.

Will Jones said that in looking at the scenario, the role of the mayor became critical. Who would work with him? He said they needed to know workloads and analyze that. A good job description was needed to go with the dollar amount.

Bradley Reneer said he would like to see a side-by-side comparison with the existing structure.

Troy Stout asked what Councilman Clement was trying to accomplish. He said it would take a lot of persuasion to change what they had. They had a professional staff and it was important to have people with expertise in order to maintain the quality of the City. He said Rich Nelson brought a lot to the table. He said he would look at benefits instead of cutting heads.

Mel Clement said that in comparison with other cities, Alpine was already pretty lean. He said they needed to be able to transfer knowledge and experience.

B. Burgess Park, South Pavilion – Lone Peak Youth Football – Bryce Higbee: Mr. Higbee approached the Council and said he was the president of the Lone Peak Youth Football District. They had 700 kids that participated every year along with the coaches and volunteers. Presently they were storing the football equipment in Highland Highway Storage, but they were looking for permanent storage. Since the south pavilion in Burgess Park was rarely used, he proposed enclosing it and using it for storage of football equipment. The City had taken out the tables and the restrooms were not usable. He said it would be ideal for them because they practiced in Burgess Park. He submitted drawings and photos of how that would be done. He said the league would raise the funds to make the changes and expected it could be built in a month or two. He said they expected to lease the building, not own it. They would use it four times a year to check out equipment then check it back in.

Mayor Willoughby said he had received numerous email regarding the request. He said another possible site would be the three acres on 300 North. It would require some work. He said one of the emails he'd received talked about separation of football and city. However, since Alpine City didn't have their own recreation program, the different sports leagues served as the ersatz recreation program and saved the City the cost of hiring a recreation director.

Ron Devey said he would like to see the pavilion gone and put in restrooms and a pavilion that were maintainable. The existing one was too close to the road. He'd move them farther north. Building a fence along the road was discussed.

Marla Fox said Westfield Elementary reserved the south pavilion quite a bit. They used it for field days, even without the tables. It was an easy walk from the school. She said some people had called and were disappointed the tables were gone because they'd held family reunions there for years. Ron Devey said the tables were coming back. They had been removed because of vandalism and the restitution court was in the process of bringing in new tables. In regard to the cost of a new pavilion, Shane Sorensen said the ones in Creekside were \$43,000. Restrooms were about \$50,000.

Jason Bond said that in Section 3.16.6.3 of the Development Code it said that requests for a change in City-owned property shall be presented in writing to the Planning Commission for review, which would forward a recommendation to the City Council for a decision. All residents within 500 feet of the affected area shall be notified by certified US Mail and invited to respond. A public hearing was required.

Will Jones said permitting the football league to use the pavilion for storage would set a precedent. What would they do for other sports groups who wanted something similar?

Brian Cropper said he lived across from the pavilion. He said he was also president of the baseball league and he understood the need for storage. He had equipment stored in his yard for use on the baseball fields. He disagreed that the pavilion was not used. People who jogged stopped and used it for shade. There was picnicking and family reunions there although not as much as in the north pavilion. He said he didn't think it was appropriate for football storage. The park was more than the sports that were played there.

Adam Peterson said he also lived across from the pavilion and echoed what Brian Cropper had said. He said that in California they'd had storage issues for sports equipment and they solved the problem with a lease agreement on movable storage containers. They had a community project and built rack for the inside and it worked very well. He recommended a fence along the road by the south pavilion to mitigate safety concerns about kids running into the street. He also recommended better lighting in the park at night.

There were no more comments. Mayor Willoughby said no decision would be made that night.

Rich Nelson suggested that the Council deal with the Pioneer Drive Acquisition then go to closed session to discuss land acquisition.

The following agenda items were skipped and later postponed:

- C. Park Regulations and Fees**
- D. Mass Gathering Ordinance**
- E. Accessory Apartment Regulations and Fees**

G. General Plan Amendments

F. Pioneer Drive Right-of-Way: Shane Sorensen said that before the City started working on Creekside Park, they were looking at plans to improve Pioneer Drive and had been working with the Galetka family to obtain some right-of-way, but the plans were put on hold. Since that time, a family member had passed away and they were going to sell the home. The family had approached the City and said that now was the time to resolve the right-of-way issue before they sold the home. It was proposed that the City deed some excess property at the corner of Grove Drive and Pioneer Drive to the Galetkas in exchange for another piece of ground to put in curb and gutter.

MOTION: Will Jones moved to approve a trade agreement with the Galetka family to improve Pioneer Drive with a four-foot-wide sidewalk and curb and gutter. Bradley Reneer seconded. Ayes: 4 Nays: 0. Motion passed unanimously.

VI. STAFF REPORTS: Postponed

VII. COUNCIL COMMUNICATION: Postponed

VIII. EXECUTIVE SESSION

MOTION: Will Jones moved to go to Executive Session to discuss land acquisition. Mel Clement seconded. Ayes: 4 Nays: 0. Motion passed. Will Jones, Mel Clement, Troy Stout and Bradley Reneer voted aye.

The Council adjourned to executive session at 9:00 pm.

They returned to open meeting at 10:15 pm.

MOTION: Will Jones moved to postpone the remaining agenda items and adjourn. Troy Stout seconded. Ayes: 4 Nays: 0. Motion passed.

The meeting was adjourned at 10:15 pm.